



**TAKE NOTICE THAT A REGULAR MEETING  
OF THE BOARD OF COMMISSIONERS  
OF THE CITY OF PHARR, TEXAS  
WILL BE HELD AT CITY HALL, COMMISSIONERS' ROOM,  
118 S. CAGE BLVD., 2<sup>ND</sup> FLOOR, PHARR, TEXAS  
COMMENCING AT 5:00 P.M. ON  
TUESDAY, DECEMBER 1, 2015**

*The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and Ordinance O-2015-28. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. All persons desiring to address the governing body must register with the presiding city clerk prior to the scheduled meeting.*

**1. CALL TO ORDER:**

- A) Roll call and possible action on the excusing of any absent member of the governing body.
- B) Pledge of Allegiance/Invocation.
- C) Public Comments. (Ordinance No. O-2015-28)  
*A registered speaker may speak on several items or topics of public concern; however, a speaker may not exceed three (3) minutes as a whole when addressing the board. A registered speaker may not donate time to another speaker. No more than five (5) registered persons may speak at a scheduled meeting. A sign-in form must be filled out prior to the meeting to allow the registered speaker to address the governing body.*

**2. CITY MANAGER'S REPORTS:** *(City Manager's Administrative Reports and discussion, if any, with governing body. The City Manager may also assign a designated spokesperson for any particular listed topic)*

- A) City Engineer's Report
- B) City Events of Interest

**3. CONSENT AGENDA:** *(All items listed under consent Agenda are considered to be routine and non-controversial by the Governing Body and will be enacted by one motion. Any Commissioner may remove items from the consent agenda by making such request prior to a motion and vote on the Consent Agenda)*

- A) Approval of Minutes for October 20, 2015 – Regular Called Meeting.  
(ADMINISTRATION)

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- B) Consideration and action, if any, on request by Toys 4 Tatts-Ivan Aguilar for the use of the Jose "Pepe" Salinas Memorial Civic Center on Friday, December 11<sup>th</sup> and Saturday, December 12<sup>th</sup>, 2015 for their 6<sup>th</sup> Annual Toy Drive. (PARKS & REC.)
- C) Consideration and action, if any, on request by The Willie Ortiz Memorial Foundation- Elizabeth Ortiz for the use of the Jose "Pepe" Salinas Memorial Civic Center on Sunday, December 20, 2015 from 2:00 pm to 8:00 pm for their Christian Concert.(PARKS & REC.)
- D) Consideration and action, if any, on request from St. Frances Cabrini Church for assistance for their street procession on Saturday, December 12, 2015 from 3:30 pm to 6:00 pm. (ADMINISTRATION)
- E) Consideration and action, if any, Ordinance amending Ordinance O-2014-52, for the department of Development Services fee schedule. (DEVELOPMENT SERVICES) - **3rd and Final Reading**
- F) Consideration and action, if any, authorizing City Manager to advertise for bids for Ridge Road (Jackson to Cage) Sidewalk Improvement Project. (ENGINEERING)
- G) Consideration and action, if any, authorizing City Manager to advertise for proposals for digital sign at the Pharr International Bridge. (BRIDGE)
- H) Consideration and action, if any, ratifying non-binding Memorandum of Understanding with D&M Ventures, LLC. (ADMINISTRATION)
- I) Consideration and action, if any, on letter of support between City of Pharr International Bridge and Caterpillar Mexico, S.A. de C.V. (BRIDGE)
- J) Consideration and action on Planning & Zoning Cases:

**PUBLIC HEARINGS:**

1. Katy Swenson, representing T-Mobile (CC01359A), has filed with the Planning and Zoning Commission a request for a Life-of-the-Use Conditional Use Permit to allow the co-location of telecommunication equipment in a Single-Family Residential District (R-1). The property is legally described as being 0.037 acres of land, more or less, out of the North 10 acres of the East 20 acres of Lot 184, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1011 West Kelly Avenue. CUP#151066
2. Eleazar Perez, representing Templo El Divino Salvador, has filed with the Planning and Zoning Commission a request for a change of zone from a Single-Family Residential District (R-1) to a Medium Density Multi-Family Residential District (R-3). The property is legally described as being Lot 26, Beamsley Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1301 West Kennedy Street. COZ#151067

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**PLATS:**

3. Spoor Engineering Consultants, Inc., representing Pharr Economic Development Corporation II, is requesting preliminary and final plat approval of the proposed Re-Plat of Pharr Commercial Park Subdivision Phase II Lots 2A, 2B, and 3A. The property is legally described as being a re-plat subdivision of Lots 2 and 3 Pharr Commercial Park Subdivision Phase II, Pharr, Hidalgo County, Texas. The property is located between the 200 and 400 Block of South Jackson Road. SUB#151125
4. Javier Hinojosa Engineering, representing Ilsa A. Vidaurri, Executive Director, Pharr Bridge Investment Company, LP, is requesting final plat approval of the proposed Pharr Bridge Business Park Subdivision. The property is legally described as being a tract of land containing 7.84 acres and being a part or portion of Lot 378, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 800 Block of West Hi-Line Road. SUB#130614

**REGULAR AGENDA – OPEN SESSION:**

**4. ORDINANCES AND RESOLUTIONS:**

- A) Consideration and action, if any, on Ordinance appointing five (5) members to the Board of Directors for City of Pharr – TIF Reinvestment Zone #2. (ADMINISTRATION)
- B) Consideration and action, if any, on Ordinance adopting the Tax Increment Reinvestment Zone #2 project plan and financing plan. (ADMINISTRATION)
- C) Consideration and action, if any, on Resolution appointing/re-appointing one (1) alternate member to Board of Adjustment. (DEVELOPMENT SERVICES)
- D) Consideration and action, if any, on Resolution appointing/re-appointing four (4) regular members to Planning and Zoning Commission. (DEVELOPMENT SERVICES)

**5. ADMINISTRATIVE:**

- A) Consideration and action, if any, on approval of the 2015 Tax Roll Totals. (FINANCE)
- B) Consideration and action, if any, awarding bid for Pavement Markings for Public Works Annual Use FY 2015-2016 (ENGINEERING)
- C) Consideration and action, if any, awarding bid for the 1<sup>st</sup> Year Phase “A” paving project. (ENGINEERING)
- D) Consideration and action, if any, approving Professional Geotechnical Engineering Firm rotation list for various city projects. (ENGINEERING)
- E) Consideration and action, if any, approving Professional Engineering Firm rotation list for various city projects. (ENGINEERING)

- F) Consideration and action, if any, awarding proposal for In-House Production. (EVENTS CENTER)
- G) Consideration and action, if any, awarding proposal for In-House Security. (EVENTS CENTER)
- H) Consideration and action, if any, awarding proposal for Cafeteria Plan Administrative Services. (HR)
- I) Consideration and action, if any, on Pharr Municipal Court Amnesty Program for December 2, 2015 thru December 29, 2015. (MUNICIPAL COURT)

**6. CONTRACTS/AGREEMENTS:**

- A) Consideration and action, if any, on contract with Everbridge for mass notification system. (IT)
- B) Consideration and action, if any, on professional services agreement with Cathy B. Jones, CPA, CIA, CFE, CRMA for internal audit services. (FINANCE)
- C) Consideration and action, if any, on authorizing City Manager to negotiate contract with DBR Engineers to evaluate the electrical system at the Pharr Aquatic Center in conjunction with PSJA ISD. (ENGINEERING)

**7. CLOSED SESSION:** *In accordance with Chapter 551 of the Texas Gov't. Code, the Pharr Board of Commissioners hereby gives notice that it may meet in a closed (non-public) executive session to discuss the items listed on the public portion of the meeting agenda, including items 3 - 6 in accordance with the following below:*

Pursuant to Section 551.071, the City may convene in a closed, non-public meeting with its attorney and discuss any matters related to **legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.072, the City may convene in a closed, non-public meeting to discuss any matters related to **real property and deliberate the purchase, exchange, lease, or value of real property as such would be detrimental to negotiations between the City and a third party in an open meeting.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.074, the City may convene in a closed, non-public meeting to discuss any matters related to **appointment, employment, evaluation, reassignment, duties and discipline or dismissal of a public officer or employee and to hear any complaints or charges against an officer or employee.** The City and its attorney may also discuss such issues with the appropriate staff including members so as to obtain necessary

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and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.076, the City may convene in a closed, non-public meeting to discuss any matters on the **deployment, or specific occasions for implementation, of security personnel or devices**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.084, the City may convene in a closed, non-public meeting to discuss any matters involving an **investigation and may exclude a witness from hearing during the examination of another witness in the investigation**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.087, the City may convene in a closed, non-public meeting to discuss any matters regarding **economic development issues**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

**8. RECONVENE** into Regular Session, and consider action, if necessary on any item(s) discussed in closed session.

**9. ADJOURNMENT.**

**NOTICE OF ASSISTANCE AT THE PUBLIC MEETING**

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Clerk's Office at 956/402-4100 ext 1003/1007 or FAX 956/702-5313 or E-mail [hilda.pedraza@pharr-tx.gov](mailto:hilda.pedraza@pharr-tx.gov) or [imelda.barrera@pharr-tx.gov](mailto:imelda.barrera@pharr-tx.gov) for further information. Braille is not available.

I, the undersigned authority, do hereby certify that the above notice of said Regular Meeting of the City Commission of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at [www.pharr-tx.gov](http://www.pharr-tx.gov). This Notice was posted on the 25<sup>th</sup> day of November, 2015, at 6:30 P.M. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).

**WITNESS MY HAND AND SEAL, this 25<sup>TH</sup> DAY OF NOVEMBER 2015.**



*Hilda Pedraza*  
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HILDA PEDRAZA, TRMC  
CITY CLERK

I certify that the attached notice and agenda of items to be considered by the City Commission was removed from the bulletin board of City Hall on the \_\_\_\_\_ day of \_\_\_\_\_, 2015 by,

\_\_\_\_\_

Title: \_\_\_\_\_